

W1/2 OF E1/2 OF S1/2 OF
OUT LOT 1 (84 1/2 X 166 1/2)
IN OR 1346/1574

MARTIN DINA P & ROGER
1517 ATLANTIC AVE
FERNANDINA BEACH, FL 32034

2023

00-00-31-1600-0001-0050



BUILDING CHARACTERISTICS	
ELEMENT	CD
Exterior Wall	12 CEDAR 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 50
Interior Wall	08 DECORATIVE 50
Interior Floo	14 CARPET 80
Interior Floo	15 HARDTILE 20
Air Condition	03 CENTRAL 100
Heating Type	04 AIR DUCTED 100
Bedrooms	4 100
Bathrooms	3.5 100
Frame	02 WOOD FRAME 100
Stories	2. 2. 100
Units	0 100
BUD8 Adjustme	02 DIST FB 100
Occupancy	00 NONE 100

Quality	01 Quality Level 01
DOR CODE	0100 SINGLE FAMILY

MAP NUM	MKT AREA	01
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NEIGHBORHOOD/LOC	1012.00
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AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,804	100	1,804	178,267
FUS	1,012	100	1,012	100,004
STR	25	10	2	197
USP	544	30	163	16,107

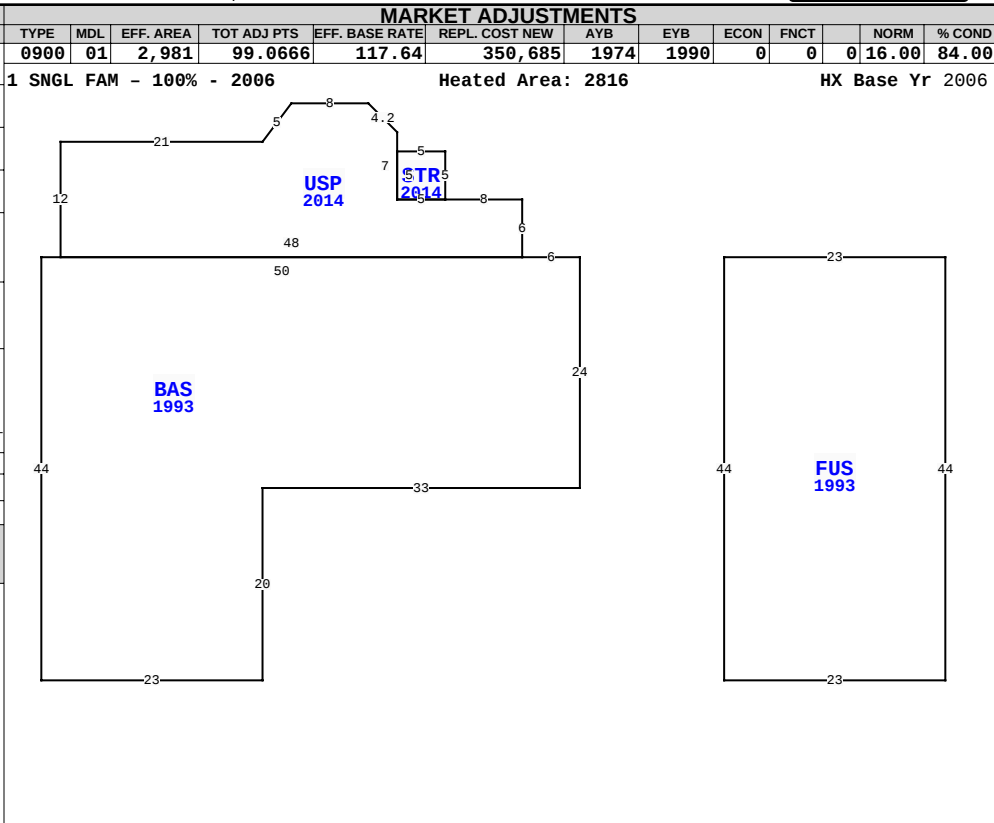
TOTALS	3,385	2,981	294,575
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EXTRA FEATURES

L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1974	1974	3	36	1,260	
2	0500	FP-PRE FAB	0 100	0	0	1.00	UT	3,500.00	3,500.00	100	1974	1974	3	36	1,260	
3	0801	ASPHALT A	0 100	0	0	3,106.00	SF	3.00	3.00	100	1980	1980	3	50	4,659	
4	0810	CONCRETE A	0 100	0	0	332.00	SF	6.50	6.50	100	1980	1980	3	35	755	
5	1241	WD DECK G	0 100	10	10	100.00	UT	11.50	11.50	100	1996	1996	3	25	288	
6	1241	WD DECK G	0 100	5	10	50.00	UT	11.50	11.50	100	1996	1996	3	25	144	
7	0875	HOT TUB	0 100	0	0	1.00	UT	1,200.00	1,200.00	100	1996	1996	3	20	240	
8	0835	QUARY TILE	0 100	0	0	88.00	SF	10.00	10.00	100	1996	1996	3	73	642	
9	0835	QUARY TILE	0 100	4	35	140.00	SF	10.00	10.00	100	1996	1996	3	73	1,022	
10	0810	CONCRETE A	0 100	18	3	54.00	SF	6.50	6.50	100	1997	1997	3	75	263	

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100	0006	R-1A	83.00	166.00	83.00	FF	1	1.18	1.00	1.18	2,400.00	2,832.00	235,056							



1517 ATLANTIC AV, FERNANDINA BEACH

BLD DATE	04/07/2015	KK	LGL DATE	
XF DATE			LAND DATE	
INC DATE			AG DATE	

NASSAU COUNTY PROPERTY					PAGE 1 of 2		2	
VALUATION SUMMARY								
VALUATION BY				STANDARD				
Tax Group: 2				Tax Dist:				
BUILDING MARKET VALUE				294,575				
TOTAL MARKET OB/XF VALUE				12,789				
TOTAL LAND VALUE - MARKET				235,056				
TOTAL MARKET VALUE				542,420				
SOH/AGL Deduction				267,783				
ASSESSED VALUE				274,637				
TOTAL EXEMPTION VALUE				HX HB 50,000				
BASE TAXABLE VALUE				224,637				
TOTAL JUST VALUE				542,420				
NCON VALUE				0				
INCOME VALUE								
PREVIOUS YEAR MKT VALUE				536,805				
PERMIT NUM		DESCRIPTION		AMT		ISSUED		
20072050		H/AC		4,000		11/06/2007		
20052473		REPAIR/RRF		7,000		08/18/2005		
9938A		XFOB		0		07/25/1996		
7938		REPAIR/RRF		840		10/14/1993		
SALES DATA								
OFF RECORD Number		DATE		TYPE INST	Q U	V I	RSN CD	SALE PRICE
1346/1574		9/01/2005		WD	Q	I		325,000
GRANTOR:ULLAH FARID & SUSAN C								
GRANTEE:MARTIN DINA P & ROG								
0277/0063		10/01/1978		WD	U	I		90,000
GRANTOR:								
GRANTEE:								
BUILDING NOTES								
BUILDING DIMENSIONS								
BAS=[YR=1993] W6 USP=[YR=2014] N6 W8 STR=[YR=2014] N5 W5 S5 E5\$ W5 N7 U3 L3 W8 D4 L3 W21 S12 E48\$ W50 S44 E23 N20 E33 N24\$ PTR= E15 FUS=[YR=1993] E23 S44 W23 N44\$ W15\$.								

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